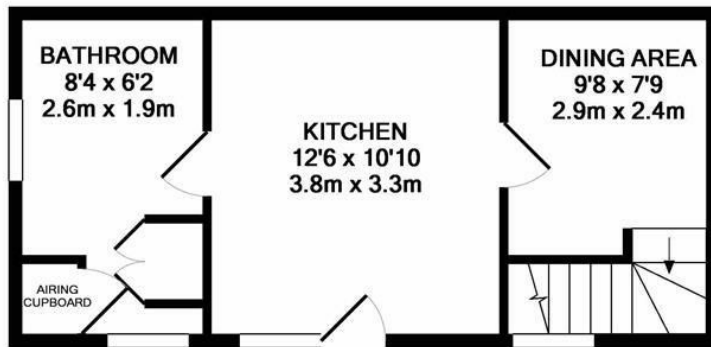


**The Borough
Farnham
GU9 7NW**

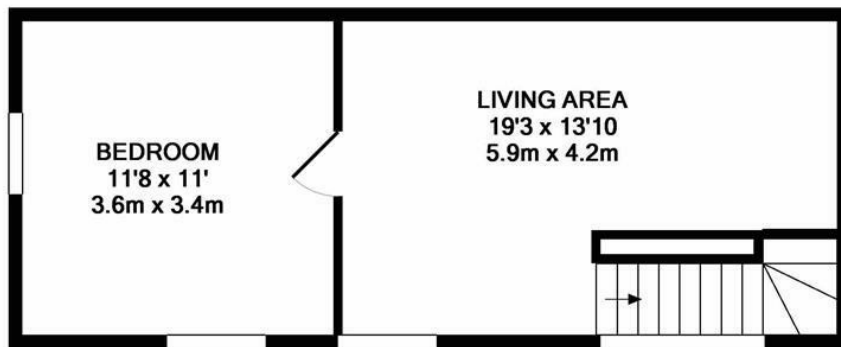
£1,295

ChaseBuchanan





GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating		Current	Desired
Very energy efficient - lower running costs	A		
21-27kWh	B		
18-20kWh	C		
15-17kWh	D		
12-14kWh	E		
9-11kWh	F		
6-8kWh	G		

Environmental Impact (CO ₂) Rating		Current	Desired
Very environmentally friendly - lower CO ₂ emissions	A		
20-29tCO ₂ e	B		
18-20tCO ₂ e	C		
16-18tCO ₂ e	D		
14-16tCO ₂ e	E		
12-14tCO ₂ e	F		
10-12tCO ₂ e	G		

- Stunning Grade 2 listed building
- One bedroom home
- Period features
- Vaulted ceilings
- Modern kitchen and bathroom
- Council tax band - C

Introducing a charming Grade 2 listed one-bedroom home nestled in the heart of Farnham Village. Steeped in character and boasting a perfect blend of period features and modern amenities, this home offers a truly unique living experience.

Upon entering, you will be greeted by a welcoming, well-appointed kitchen/diner and modern bathroom where sleek finishes the building's timeless charm.

Venturing upstairs, prepare to be captivated by an impressive vaulted ceiling living room. Bathed in natural light, thanks to expansive windows, this living area offers a tranquil sanctuary for relaxation and entertainment. The enchanting exposed beams serve as a constant reminder of the property's charm.

Adjacent to the living room, you will find a generously sized bedroom, benefiting from the same stunning vaulted ceiling.

Located in the heart of Farnham village, this property offers the perfect balance between tranquility and convenience. Explore the picturesque streets lined with charming shops, cafes, and restaurants, all just a stone's throw away. Enjoy leisurely walks in the nearby countryside or take advantage of the excellent transport links, allowing for easy access to the wider area.

Chase Buchanan are bonded members of ARLA Propertymark.

For more information or to book a viewing, please contact:

020 8977 1066

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